

**Tax Invoice/Statement**

**30 November 2021**

For the period 1/11/2021 to 30/11/2021

**Officer in Effective Control/Licensed Estate Agency**  
Stephen Collins

**Collins Bateman**  
193 Northeast Road  
HAMPSTEAD GARDENS SA 5086



**Phone:** 61 0428 839 425 - Stephen  
**Mobile:** 61 0450 755 667  
**Email:** kathryn@collinsbateman.com.au

**Tax No:** 96 616 645 982

**ABN No:** 96 616 645 982

Maione Co Pty Ltd  
18 Croydon Road  
KESWICK SA 5035

**Property: 5 Langford Street**  
Managed by Kathryn Lamattina

Opening Balance 0.00

**Income**

Tenancy: A & L Pevreal Pty Ltd T/As Adelaide Fencing Solutions				Paid to Date: 30/11/2021			Part Payment: 0.00			
Chart of Account	Amount Invoiced	GST Invoiced	Arrears Received	Current Received	Future Received	Total Received Excl GST	GST Received	Total Received Incl GST	Outstanding Arrears	
101 - Commercial Rent	3,416.67	341.67	-	3,416.67	-	3,416.67	341.67	3,758.34	-	
120 - Budgeted Outgoings	1,112.08	111.21	-	1,112.08	-	1,112.08	111.21	1,223.29	-	
<b>Tenancy Total</b>	<b>4,528.75</b>	<b>452.88</b>	-	<b>4,528.75</b>	-	<b>4,528.75</b>	<b>452.88</b>	<b>4,981.63</b>	-	
<b>Total Income</b>	<b>4,528.75</b>	<b>452.88</b>	-	<b>4,528.75</b>	-	<b>4,528.75</b>	<b>452.88</b>	<b>4,981.63</b>	-	

**Expenses**

Due Date	Reference	Payor/Payee	Description	Payment Date	Total Paid Excl GST	GST Paid	Total Paid Incl GST	Outstanding
<b>316 - Council Rates</b>								
1/12/2021	Ref: 350881	City of Salisbury	Second Quarter Council Rates 2021/2022	5/11/2021	1,046.10	-	1,046.10	-
<b>Total Council Rates</b>					<b>1,046.10</b>	-	<b>1,046.10</b>	-
<b>319 - Land Tax</b>								
7/12/2021	Ref: 5098716920	Revenue SA - Land Tax	Land Tax 2021-2022	29/11/2021	135.04	-	135.04	-
<b>Total Land Tax</b>					<b>135.04</b>	-	<b>135.04</b>	-
<b>322 - Audit Fees</b>								
30/11/2021	Ref: 9774	PBD Partners Pty Ltd	Budgeted outgoings audit year ending 30.6.2021	24/11/2021	180.00	18.00	198.00	-
<b>Total Audit Fees</b>					<b>180.00</b>	<b>18.00</b>	<b>198.00</b>	-
<b>Total Expenses</b>					<b>1,361.14</b>	<b>18.00</b>	<b>1,379.14</b>	-

**Fees**

Chart of Account	Total Paid Excl GST	GST Paid	Total Paid Incl GST	Outstanding
<b>500 - Property Management Fee</b>				
4% of Income & Expenses	181.15	18.12	199.27	-
<b>Total Fees</b>	<b>181.15</b>	<b>18.12</b>	<b>199.27</b>	-

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**Transfers**

Chart of Account	Date	Description	Ledger	Total Excl GST	GST	Total Incl GST	
<b>Total Transfers</b>				<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>-</b>

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**Withholds**

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<b>Total Withholds</b>							<b>0.00</b>
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**Owner Disbursements**

30/11/2021	184-446 123213795						3,403.22
<b>Total Owner Disbursements</b>							<b>3,403.22</b>

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**Summary**

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Opening Balance							0.00
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	Total Excl GST	Total GST	Total Incl GST
Total Income Received	4,528.75	452.88	4,981.63
Total Expenses Paid	1,361.14	18.00	-1,379.14
Total Fees Paid	181.15	18.12	-199.27
Total Transfers	0.00	0.00	0.00
Total Owner Disbursements			-3,403.22

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Closing Balance Withheld							0.00
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*\* Amounts are inclusive of GST*